



COLD ASH PARISH COUNCIL

**Parish Office
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22nd June 2022

To: All Parish Councillors

Dear Sir/Madam

You are summoned to attend a Meeting of COLD ASH PARISH COUNCIL on Tuesday 28th June 2022 at 7.00pm in the Acland Hall.

Linda Randall

Yours faithfully

Linda Randall

Clerk to the Parish Council

Public Participation – to take note of any items raised by members of the public

A G E N D A

228959 Apologies for Absence

228960 Declarations of Interest

Members will be asked to state if they have an interest in any item on the agenda.

228961 Minutes

To approve as a correct record the Minutes of the Meeting held on 14th June 2022 – *Attached*

228962 Matters Arising

To raise any matters arising from the Minutes of 14th June 2022

228963 Planning Matters

If members of the Public would like to comment on an application they should check the advice on our website:-

<https://coldashpc.org.uk/the-council/planning/>

a) **Planning:-**

22/01272/HOUSE Adjacent to Parish 44 Mersey Way Thatcham - *First floor side extension*

22/01245/HOUSE Juniper Rise Ashmore Green - *Section 73A: Variation of Condition 3 (Materials) of previously approved application 12/00538/HOUSE: First floor extension to single storey house, single storey extension to the west and new garage to replace existing.*

b) **Decisions:-**

21/03135/COMIND Land West Of Heath Lane - *Construction of 2*

*Detention basins located north and south of a proposed access track connected via twin 450mm dia. pipes. The North Basin will have an area of 0.35 hectares and a 0.6m high earth bund and will accommodate a 20m wide spillway and a 20m wide weir. The South Basin will have an area of 0.23 hectares and a 1.4m high earth with a 20m wide weir to accommodate exceedance flows from the North Basin. and realignment of an existing ditch via a 450mm dia. Culvert. A 450mm dia. pipe will convey flows from the southern basin during flood events to a new cut ditch before discharging into the existing ditch to the west of the site. Flows from the existing ditch eventually discharge to a Thames Water sewer. The provision of a 4.8m wide access track to serve the Scheme. **APPROVED** – Previous Parish Council Comments - No Objection – Unanimous*

22/01067/HOUSE 14 Yates Copse Newbury - *Single storey rear extension* – **APPROVED** – Previous Parish Council Comments - NO OBJECTION - UNANIMOUS

c) **Appeals:- APP/W0340?W/22/3292211- Land at Lawrences Lane Adjacent to Parish**

21/02112/FUL Adjacent to Parish Land at Lawrences Lane Thatcham –

Change of use to 7 no. Gypsy/Traveller pitches comprising 7 no: static caravans, 7 no: day rooms, 7 no: touring caravans, and associated works

Previous Parish Council Comments - **Objection – Unanimous**

- While this site is not within our Parish its location is immediately adjacent and our parishioners will be affected by the proposed usage.
- We have not been able to locate the orange notice advertising the application on this site
- We note that the application has answered ‘no’ with regards to the question whether work has already started. As we all know this is incorrect.
- This previously rural site is close to the AONB and is outside the settlement boundary.
- This is a quiet and narrow rural lane that is enjoyed by our parishioners for walking. This has recently been recognised by the proposal to close this lane to through traffic by certifying it as an “Active Travel” route. The proposed application and the corresponding traffic will put at risk the quiet and rural nature of this lane.

- This narrow lane is barely wide enough for a car. As such the access is unsuitable for caravans and mobile homes/static caravans. It is also unsuitable for the refuse lorries that would need to access the site.
- This application will change the character of this area.
- The application gives no description of the materials which were proposed to be used and have presumably been used for the day room buildings.
- There have been previous applications to change the use of this site and all have been refused.
- CAPC has great concerns about highway safety should this application be granted. The narrow lane is used by pedestrians, which has greatly increased since the Covid lockdown. The narrow nature of the lane means that there are very few places for pedestrians to stand when large vehicles are approaching.
- Destroying the countryside
- Inappropriate development (i.e. gypsy/traveller's pitches without back up facilities)
- As is widely known, the work on this site was started before permission was obtained. When this application is refused we insist that the site be returned to its previous state.
- We have concerns that the concrete hard standings will lead to water runoff into the surrounding areas.